

050.A

0001

0027.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

857,900 / 857,900

USE VALUE:

857,900 / 857,900

ASSESSED:

857,900 / 857,900



PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
27		RUSSELL PL, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	YEGULALP ALI	Prim
Owner 2:		Prim
Owner 3:		Prim

Street 1:	37 BRANTWOOD RD
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476
Cntry:	
Own Occ:	N
Type:	

PREVIOUS OWNER	
Owner 1:	YEGULALP ALI & -
Owner 2:	HAMILTON SIOBHAN -
Street 1:	37 BRANTWOOD RD
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476
Cntry:	

NARRATIVE DESCRIPTION	
This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo TnHs. Building built about 2003, having primarily Clapboard Exterior and 2280 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
Amount	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R6
o	APTS LOW
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	
	Topo
	Street
	Gas:

LAND SECTION (First 7 lines only)	
Use Code	Description
LUC Fact	No of Units
Depth / PriceUnits	Unit Type
Land Type	LT Factor
Base Value	Unit Price
Adj	Neigh
Neigh Influ	Neigh Mod

102	Condo	0	0 Sq. Ft.	Site	0	0.	0.00	7511													
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IN PROCESS APPRAISAL SUMMARY								Legal Description				User Acct	
Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value								
102	0.000	857,900			857,900								
Total Card	0.000	857,900			857,900								
Total Parcel	0.000	857,900			857,900								
Source:	Market Adj Cost		Total Value per SQ unit /Card:	376.27	/Parcel:	376.2							

PREVIOUS ASSESSMENT								Parcel ID			
Tax Yr								050.A-0001-0027.0			

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	842,800	0	.	.	842,800	842,800	Year End Roll	12/18/2019
2019	102	FV	794,300	0	.	.	794,300	794,300	Year End Roll	1/3/2019
2018	102	FV	723,000	0	.	.	723,000	723,000	Year End Roll	12/20/2017
2017	102	FV	648,800	0	.	.	648,800	648,800	Year End Roll	1/3/2017
2016	102	FV	648,800	0	.	.	648,800	648,800	Year End	1/4/2016
2015	102	FV	621,900	0	.	.	621,900	621,900	Year End Roll	12/11/2014
2014	102	FV	549,700	0	.	.	549,700	549,700	Year End Roll	12/16/2013
2013	102	FV	549,700	0	.	.	549,700	549,700		12/13/2012

SALES INFORMATION		TAX DISTRICT				PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
YEGULALP ALI &	68263-569		10/24/2016	Convenience		1	No	No	
RUSSELL PLACE D	39555-349		6/12/2003		509,225	No	No	No	

BUILDING PERMITS		ACTIVITY INFORMATION									
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By
9/27/2017									9/27/2017	Measured	DGM D Mann
2/3/2004									2/3/2004	Inspected	BR B Rossignol

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
G5	1.		

Total AC/Ha: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc: CONDO

Total:

Spl Credit

Total:

2021

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH				Undisplayed Areas: GLA: 2280		
Type: 8 - Condo TnHs.				Full Bath: 2	Rating: Very Good													
Sty Ht: 2H - 2 & 1/2 Sty				A Bath:	Rating:													
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:													
Foundation: 1 - Concrete				A 3QBth:	Rating:													
Frame: 1 - Wood				1/2 Bath: 1	Rating: Very Good													
Prime Wall: 2 - Clapboard				A HBth:	Rating:													
Sec Wall: 1 - Wood Shingl	20%			OthrFix:	Rating:													
Roof Struct: 1 - Gable				OTHER FEATURES														
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Very Good													
Color: CREAM				A Kits:	Rating:													
View / Desir:				Frl: 1	Rating: Very Good													
GENERAL INFORMATION				WSFlue:	Rating:													
Grade: B- - Good (-)				CONDOS INFORMATION														
Year Blt: 2003	Eff Yr Blt:			Location:														
Alt LUC:	Alt %:			Total Units:														
Jurisdct: G5	Fact: .			Floor:														
Const Mod:				% Own: 3.585000038														
Lump Sum Adj:				Name:														
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN						
Avg Ht/FL: STD				Phys Cond: VG - Very Good	4.8 %			Exterior:				No Unit	RMS	BRS	FL			
Prim Int Wall: 2 - Plaster				Functional:				Interior:				1	6	3				
Sec Int Wall:		%		Economic:				Additions:										
Partition: T - Typical				Special:				Kitchen:										
Prim Floors: 3 - Hardwood				Override:				Baths:										
Sec Floors: 4 - Carpet	50%			Total:	4.8 %			Plumbing:										
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				Electric:										
Subfloor:				Basic \$ / SQ: 245.00				Heating:										
Bsmnt Gar: 2				Size Adj.: 0.76315790				General:										
Electric: 3 - Typical				Const Adj.: 1.04469740														
Insulation: 3 - Typical				Adj \$ / SQ: 195.331														
Int vs Ext: S				Other Features: 68298														
Heat Fuel: 2 - Gas				Grade Factor: 1.21														
Heat Type: 15 - H.V.A.C				NBHD Inf: 1.45000005														
# Heat Sys: 1				NBHD Mod:														
% Heated: 100		% AC: 100		LUC Factor: 1.00														
Solar HW: NO		Central Vac: NO		Adj Total: 901203														
% Com Wall		% Sprinkled:		Depreciation: 43258														
				Deprecated Total: 857946														
MOBILE HOME				WtAv\$/SQ:		AvRate:		Ind.Val:										
Make:		Model:																
SPEC FEATURES/YARD ITEMS				Serial #:				Year:		Color:								
PARCEL ID 050.A-0001-0027.0																IMAGE		
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	
More: N	Total Yard Items:					Total Special Features:								Total:				